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To: "Direct to Mayor and Council - DL" <CCDTMACDL@vancouver.ca>
Date: 4/26/2017 4:34:36 PM
Subject: May 1st Building By-law

Greetings Mayor and Council,

The Green Buildings Policy for Rezoning was updated by Council on November 29, 2016, with the policy becoming mandatory for all new rezoning applications received after May 1, 2017. Given that these council approved changes in the by-law are coming into effect in May, I thought you would appreciate a refresher on what this includes.

This policy includes priority actions approved in the Zero Emissions Building Plan and the Greenest City Action Plan; including limits on energy use, heat loss, and greenhouse gasses in newly rezoned buildings. The outcomes of this policy include:

- 1) Reducing GHG emissions in new rezoned buildings by 50% or more (depending on building type);
- 2) Flexibility for builders to achieve these GHG reductions using simple, locally-proven approaches and technologies;
- 3) Builders have mix of fuel choices, including natural gas;
- 4) No increase in construction or operating costs in residential buildings;
- 5) Healthier, quieter, and more comfortable homes.

The Green Buildings Policy for Rezoning is designed to focus on City priorities, including the Renewable City Strategy, Housing Vancouver Strategy, and the Healthy City Strategy, among others. At the same time, it streamlines the requirements for residential buildings from the preceding policy by keeping building systems simple and cost effective. This policy also has strong support from the local construction industry including UDI.

Here are the pertinent links to the reports and policies:

Council report: <http://council.vancouver.ca/20161116/documents/cfsc3.pdf>

Policy: <http://guidelines.vancouver.ca/G015.pdf>

From a proactive communications perspective we are:

- Sending out a clarifying letter to all of the restaurants in Vancouver
- Running an op-ed in the Vancouver Sun
- Holding media briefing on Friday April 28th
- Doing social media ads and posts throughout the week.

If you have any questions please don't hesitate to follow up with Doug Smith at doug.smith@vancouver.ca.

Best
Sadhu

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